

Livable Communities Action Plans
CONTEXT SENSITIVE COMMUNITY DESIGN

A Presentation by:
The NJ Pinelands Commission,
Hamilton, and Winslow Townships

Monday, April 19, 2004
1:00 p.m. to 4:00 p.m.
Medford Twp. Public Safety Bldg.
91 Union Street
Medford NJ

EDUCATION SEMINAR:

In 2002 the New Jersey Pinelands Commission received a \$187,000 planning grant from the Geraldine R. Dodge Foundation. The Commission, in collaboration with state, county and municipal governments and private interests created a prototype program to help create "livable" communities in Pinelands municipalities that are experiencing growth pressures. Through a competitive process the Commission selected two of these developing municipalities - Hamilton Township in Atlantic County and Winslow Township in Camden County - to participate in a "Pinelands Excellence Program". Working with the participating municipalities the Commission engaged the services of nationally renowned planning firms to help each community develop a strategic vision of its future and prepare concrete proposals for zoning, subdivision, site planning, and infrastructure improvements to achieve that vision.

The "action plans" prepared through this project detail specific zoning, design and other recommendations for each participating community. Because many municipalities face similar challenges, this planning effort was designed so that the recommendations are replicable and can help to systemically improve community zoning and development practices throughout New Jersey.

This project was intended to conclude with an education seminar, sponsored by the Pinelands Commission, to review the outcome of the planning process with communities throughout New Jersey facing similar challenges.

PRESENTATION FOCUS:

This seminar is geared to community planning professionals planning and zoning board members and elected officials. The purpose of the Seminar is to examine the concepts resulting from the Pinelands Excellence program and its applicability to communities throughout the State. The presentation will offer a thorough discussion of:

- Lessons learned
- Engaging the Community
- Community Design Fundamentals
- Implementation Tools
- Strategies selected by Winslow and Hamilton Township

If you are interested in learning about the real-world application of effective community design, this is a discussion you won't want to miss.

More information about this seminar can be obtained by logging onto the NJ Pinelands Commission web site <http://www.state.nj.us/pinelands/excellence.pdf> or by calling 609-894-7300. The Seminar is free. However, seating capacity is limited so please confirm your attendance by contacting Nadine Young at nadine.young@njpines.state.nj.us or by calling 609-894-7300 x 108.

Speakers

Ian Lockwood, P.E., is a Senior Transportation Engineer with the nationally recognized community-planning firm of Glatting Jackson. Mr. Lockwood has Bachelor and Masters Degrees in Civil Engineering from Carleton University in Canada. He is a pioneer and leader in the fields of context-sensitive design and traffic calming. Mr. Lockwood's work has won awards from the Institute of Transportation Engineers, the American Planning Association, and the American Society of Landscape Architects. He is well published and has been an expert panelist and speaker at conferences and seminars in the United States and abroad. Mr. Lockwood formerly headed the City of West Palm Beach's Transportation Planning Division, where, with the goal of revitalizing a "challenged" inner city, he implemented community-oriented transportation policies. He also was the lead on some of the most comprehensive and attractive community-oriented street plans in the nation, and he worked with developers to shelve their standard site plans in favor of urban versions.

Shawn McCaney has 15 years experience in community planning and urban design. His work has focused primarily on community revitalization projects for cities, towns and urban neighborhoods. He is currently on staff of the William Penn Foundation serving in the Environment and Communities Group. He is a member of the American Institute of Certified Planners, a New Jersey Licensed Professional Planner, an associate member of the American Society of Landscape Architects, and an international associate of the Royal Town Planning Institute in the United Kingdom.

Larry Liggett is the Director of Land Use and Technology at the Pinelands Commission, where he oversees a multi-disciplinary staff with backgrounds in planning, economics, historic resources, geographic information systems, and computer technology. Before joining the Commission, he was the Director of Planning for Wilmington, Delaware. He also served as a volunteer with the United States Peace Corps. Mr. Liggett has an undergraduate degree in Materials Science and a Master's degree in City and Regional Planning.

Directions



From northern NJ, take NJ Turnpike south to Exit No. 7. South on US Rt. 206 to NJ Rt. 70. West on Rt. 70 four miles to County Rt. 541. Turn left onto Rt. 541. Turn right on Union St.

From Camden/Cherry Hill area, take NJ Rt. 70 east. Just past Hartford Rd., turn right on Jones Rd. Turn left on Union St.

From Lakehurst & Toms River, take NJ Rt. 70 west. Four miles past US Rt. 206, turn left on County Rt. 541. Turn right on Union St.



Registration

This seminar is free. However, seating is limited, so please confirm your attendance by contacting Nadine Young at 609-894-7300, ext. 108 or by e-mail at nadine.young@njpinelands.state.nj.us.

Livable Community Action Plans: Context Sensitive Community Design

*A presentation of the
Pinelands Excellence Program,
a smart-growth project of:
The NJ Pinelands Commission,
Hamilton Township, Atlantic Co.
and
Winslow Township, Camden Co.,
through the generous support of
The Geraldine R Dodge Foundation*

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The Purpose of this Seminar:

Higher density development doesn't inherently mean poor community design. Under the Pinelands Excellence Program, the Pinelands Commission has worked with two Pinelands Regional Growth Area communities to develop innovative community design plans that encourage sustainable, mixed-use development. This seminar is geared to elected officials, community planning professionals and planning and zoning board members. The purpose of the Seminar is to examine the planning, design, transportation and open space concepts resulting from the Pinelands Excellence program and its applicability to communities throughout the State.

PINELANDS EXCELLENCE PROGRAM EDUCATION SEMINAR

Smart Growth and Community Design

Can You Do It In New Jersey?

Background

Twenty-three years ago, the Pinelands Commission adopted the Pinelands Comprehensive Management Plan (CMP) in response to federal and state legislation. The ability to protect unique natural systems and critical habitats in the million-acre Pinelands National Reserve is predicated on a regional approach to land preservation, land use and development. For example, the CMP's land use system encourages traditional residential and business development in areas that typically lay along its borders, proximate to major economic centers, while discouraging development in more centrally located, environmentally sensitive areas.

Since the Pinelands Plan went into effect in 1981, more than 39,000 homes and businesses have been approved for development in the Pinelands, the vast majority of which are located in designated development areas. The remainder of the Pinelands region, comprising 87% of its land mass, has been relatively free from these development disturbances. Public land acquisition efforts have also been targeted in these environmentally sensitive areas, resulting in more than 430,000 acres of land now under public stewardship.

The Pinelands' Regional Growth Areas, although relatively small in size (approximately 78,000 acres), are zoned to accommodate more than 100,000 new homes over the coming decades. This strategic policy anticipates that regional housing and development needs can largely be met in these growth areas without incursions into the most pristine parts of the region.

However, the long term success of this effort depends upon the creation of "livable" growth communities - communities that are vibrant, attractive and where important natural values and recreation areas are preserved for the residents' benefit. Yet, the pace and density of development (several communities have grown by as much as 300% over the past twenty

years and are among the fastest growing in the state), other state regulatory controls and the lack of financial resources to comprehensively plan at the local level have made it extremely difficult for some towns to stay ahead of the curve in effectively accommodating these housing demands.

This void has sometimes resulted in sprawl rather than "walkable" villages, poor neighborhood design by developers, overburdened transportation systems, little or no open space, and, in some cases, conflicts with natural resource protection. These issues are leading some municipalities to question the amount of development the Pinelands Commission has asked them to accommodate. But simply reducing the amount of development in these areas may not be a panacea. Less development doesn't inherently lead to good community design. Moreover, the accommodation of less development in these growth areas may exert pressure to open up other areas of the Pinelands to satisfy unmet housing demands.

Pinelands Excellence

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municipal governments and private interests created a prototype program to help create "livable" communities in Pinelands municipalities that are experiencing growth pressures. Through a competitive process, the Commission selected two of these developing municipalities, Hamilton Township, Atlantic County and Winslow Township, Camden County, to participate in a "Pinelands Excellence Program".

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Presentation Focus:

The presentation will offer a thorough discussion of:

Lessons learned

Engaging the Community in the planning process

Community Design Fundamentals

Implementation Tools

Strategies selected by Winslow and Hamilton Townships

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